



## FIELD NOTE DESCRIPTION

DESCRIPTION OF A 4,357 SQUARE FOOT TRACT OR PARCEL OF LAND, BEING A PORTION OF A THIRTEEN (13) FOOT WIDE ALLEY LOCATED IN BLOCK 2, SOUTH EXTENSION OF BOULDIN ADDITION AS RECORDED IN VOLUME 1, PAGE 94, PLAT RECORDS, TRAVIS COUNTY, TEXAS, SAID 4,357 SQUARE FOOT TRACT BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

**BEGINNING** at an iron rod found (1/2-Inch diameter), being the north corner of Lot 10, Block 2 of said South Extension of Bouldin Addition, being a point in the east right of way line of South 1st Street, being the west corner of said 13 foot wide alley;

**Thence**, N 27°43'33" E a distance of 12.64 feet, along the west line of said 13 foot wide alley, common with the east right of way line of South 1st Street, to an iron rod found (1/2-Inch diameter), being the west corner of Lot 1, Block 2 of said South Extension of Bouldin Addition, and the north corner of said 13 foot wide alley;

**Thence**, S 71°40'05" E for a total distance of 346.99 feet departing the east right of way line of South 1st Street along the south line of Lots 1-7 of said South Extension of Bouldin Addition, common with the north line of said 13 foot wide alley passing at a distance of 46.06 feet an iron rod found (1/2-Inch diameter), at 92.12 an iron rod found (1/2" diameter with pink cap stamped "Survey Works 6356") at 138.18 feet an iron rod found (1/2-Inch diameter), at 184.01 feet an iron pipe found (1/2-Inch diameter), at 276.00 feet an iron pipe found (1/2-Inch diameter) to a calculated point being the south corner of Lot 7 of said South Extension of Bouldin Addition, for the northeast corner of said 13 foot wide alley;

**Thence**, S 06°08'23" W a distance of 12.76 feet, along the east line of said 13 foot wide alley to a calculated point, being a point on a Boundary Line Agreement as recorded in Volume 9320, Page 996, Real Property Records, Travis County, Texas, for the southeast corner of the 13 foot wide alley, from which an iron pipe found in Bouldin Creek bears, N 27°32'21" E a distance of 10.36 feet;

**Thence**, N 71°40'05" W a distance of 351.75 feet along the south line of said 13 foot wide alley, common with the north line Lots 10, 12 and 14 of said South Extension of Bouldin Addition to the **POINT OF BEGINNING**, in all containing **4,357 square feet** of land, more or less.

All bearings and distances are based on State Plane Coordinate System, Texas Central Zone, NAD 1983.

I, Derek Kinsaul, licensed to practice Land Surveying in the State of Texas, hereby certify that the foregoing metes and bounds legal description and accompanying sketch were based on an on the ground survey.

October 14th, 2020



Derek Kinsaul  
RPLS No. 6356  
Job #19-0048.03  
City Map Grid H-20

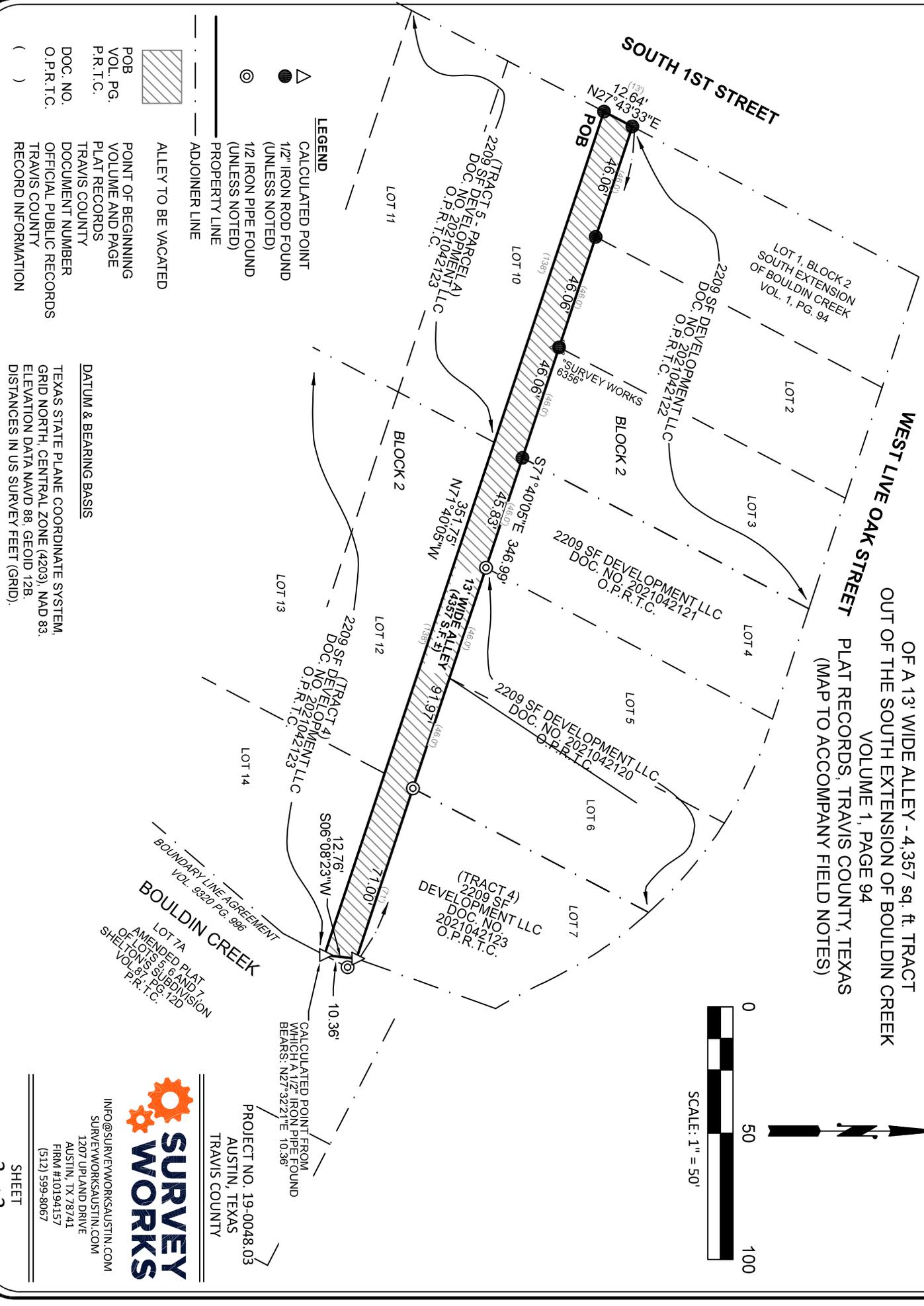
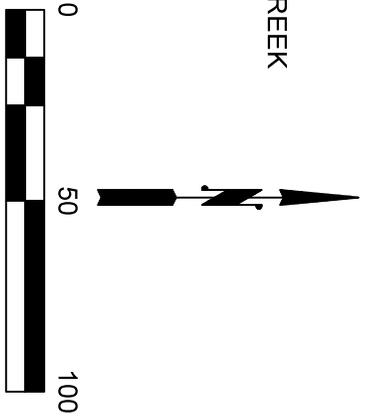
Revision 1: 03/10/21  
Updated ownership deed  
references.  
Added monumentation.



FIELD NOTES REVIEWED  
BY  DATE: 03/18/21  
CITY OF AUSTIN  
PUBLIC WORKS DEPARTMENT

# RIGHT OF WAY VACATION

OF A 13' WIDE ALLEY - 4,357 sq. ft. TRACT  
 OUT OF THE SOUTH EXTENSION OF BOULDIN CREEK  
 VOLUME 1, PAGE 94  
 PLAT RECORDS, TRAVIS COUNTY, TEXAS  
 (MAP TO ACCOMPANY FIELD NOTES)



- LEGEND**
- △ CALCULATED POINT
  - 1/2" IRON ROD FOUND (UNLESS NOTED)
  - ⊙ 1/2 IRON PIPE FOUND (UNLESS NOTED)
  - PROPERTY LINE
  - - - ADJOINER LINE
  - - - ALLEY TO BE VACATED
  - ▨ POINT OF BEGINNING VOLUME AND PAGE PLAT RECORDS TRAVIS COUNTY DOCUMENT NUMBER OFFICIAL PUBLIC RECORDS TRAVIS COUNTY RECORD INFORMATION

**DATUM & BEARING BASIS**

TEXAS STATE PLANE COORDINATE SYSTEM,  
 GRID NORTH CENTRAL ZONE (4203), NAD 83,  
 ELEVATION DATA NAVD 88; GEOID 12B.  
 DISTANCES IN US SURVEY FEET (GRID).

BOUNDARY LINE AGREEMENT  
 VOL. 9820, PG. 986

LOT 7A  
 AMENDED PLAT  
 OF LOTS 5, 6 AND 7  
 SHELTON SUBDIVISION  
 VOL. 97, PG. 120  
 O.P.R.T.C.



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PROJECT NO. 19-0048.03  
 AUSTIN, TEXAS  
 TRAVIS COUNTY